

DISPLAY THIS CARD ON PRINCIPAL FRONTAGE OF WORK CITY OF PORTLAND

Please Read Application And Notes, If Any, Attached

BUILDING PERMIT

Permit Number: 100243

This is to certify that 253 WARREN AVENUE PROPERTIES LLC/Lease
has permission to Remove spiral staircase and add regular stairs
AT 352 WARREN AVE Unit#6 CE 303 G001006

provided that the person or persons, firm or corporation accepting this permit shall comply with all of the provisions of the Statutes of Maine and of the Ordinances of the City of Portland regulating the construction, maintenance and use of buildings and structures, and of the application on file in this department.

Apply to Public Works for street line and grade if public work requires such information.
PERMIT ISSUED
APR - 2 2010

Notification of inspection must be given and written permission procured before this building or part thereof is lath or other finished-in. 2 HOOR NOTICE IS REQUIRED.

A certificate of occupancy must be procured by owner before this building or part thereof is occupied.

OTHER REQUIRED APPROVALS
Fire Dept. APT. R. [Signature]
Health Dept.
Appeal Board
Other
Department Name

[Signature] 4/2/10
Director - Building & Inspection Services

PENALTY FOR REMOVING THIS CARD

City of Portland, Maine - Building or Use Permit Application

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No: 10-0243	Issue Date:	CBL: 303 G001006
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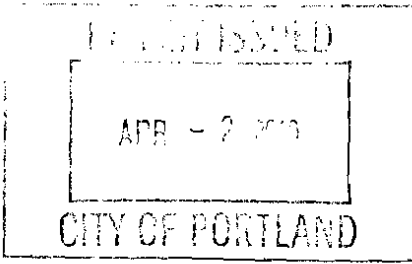
Location of Construction: 352 WARREN AVE Unit#6	Owner Name: 253 WARREN AVENUE PROPER	Owner Address: 543 ALLEN AVE	Phone:
Business Name:	Contractor Name: Madd, LLC / Len Anderson	Contractor Address: 543 Allen Ave Portland	Phone: 2072331715
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	Zone: B4

Past Use: Commercial - Office - <i>Nothing Prepared.</i>	Proposed Use: Commercial - Office - Remove spiral staircase and add regular stairs <i>"Madd, LLC"</i>	Permit Fee: \$30.00	Cost of Work: \$1,000.00	CEO District: 5
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Proposed Project Description: Remove spiral staircase and add regular stairs	FIRE DEPT: <input checked="" type="checkbox"/> Approved <input type="checkbox"/> Denied <i>*See Conditions</i>	INSPECTION: Use Group: <i>B</i> Type: <i>SB</i> <i>IBC-2003</i> Signature: <i>AMB 4/2/10</i>
	Signature: <i>KB</i>	Signature: <i>AMB 4/2/10</i>
	PEDESTRIAN ACTIVITIES DISTRICT (P.A.D.)	
	Action: <input type="checkbox"/> Approved <input type="checkbox"/> Approved w/Conditions <input type="checkbox"/> Denied	
	Signature:	Date:

Permit Taken By: ldobson	Date Applied For: 03/12/2010	Zoning Approval
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<p>1. This permit application does not preclude the Applicant(s) from meeting applicable State and Federal Rules.</p> <p>2. Building permits do not include plumbing, septic or electrical work.</p> <p>3. Building permits are void if work is not started within six (6) months of the date of issuance. False information may invalidate a building permit and stop all work..</p>	<p>Special Zone or Reviews</p> <p><input type="checkbox"/> Shoreland</p> <p><input type="checkbox"/> Wetland</p> <p><input type="checkbox"/> Flood Zone</p> <p><input type="checkbox"/> Subdivision</p> <p><input type="checkbox"/> Site Plan</p> <p>Maj <input type="checkbox"/> Minor <input type="checkbox"/> MM <input type="checkbox"/></p> <p><i>DE w/cond. has</i> Date: <i>3/15/10 AM</i></p>	<p>Zoning Appeal</p> <p><input type="checkbox"/> Variance</p> <p><input type="checkbox"/> Miscellaneous</p> <p><input type="checkbox"/> Conditional Use</p> <p><input type="checkbox"/> Interpretation</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Denied</p> <p>Date:</p>	<p>Historic Preservation</p> <p><input checked="" type="checkbox"/> Not in District or Landmark</p> <p><input type="checkbox"/> Does Not Require Review</p> <p><input type="checkbox"/> Requires Review</p> <p><input type="checkbox"/> Approved</p> <p><input type="checkbox"/> Approved w/Conditions</p> <p><input type="checkbox"/> Denied</p> <p>Date: <i>AMB</i></p>
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CERTIFICATION

I hereby certify that I am the owner of record of the named property, or that the proposed work is authorized by the owner of record and that I have been authorized by the owner to make this application as his authorized agent and I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in the application is issued, I certify that the code official's authorized representative shall have the authority to enter all areas covered by such permit at any reasonable hour to enforce the provision of the code(s) applicable to such permit.

SIGNATURE OF APPLICANT	ADDRESS	DATE	PHONE
RESPONSIBLE PERSON IN CHARGE OF WORK, TITLE		DATE	PHONE

City of Portland, Maine - Building or Use Permit

389 Congress Street, 04101 Tel: (207) 874-8703, Fax: (207) 874-8716

Permit No.: 10-0243	Date Applied For: 03/12/2010	CBL: 303 G001006
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Location of Construction: 352 WARREN AVE Unit#6	Owner Name: 253 WARREN AVENUE PROPER	Owner Address: 543 ALLEN AVE	Phone:
Business Name:	Contractor Name: Madd, LLC / Len Anderson	Contractor Address: 543 Allen Ave Portland	Phone (207) 233-1715
Lessee/Buyer's Name	Phone:	Permit Type: Alterations - Commercial	

Proposed Use: Commercial - Office ("Madd, LLC") - Remove spiral staircase and add regular stairs	Proposed Project Description: Remove spiral staircase and add regular stairs
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Dept: Zoning Status: Approved with Conditions Reviewer: Ann Machado Approval Date: 03/15/2010
 Note: Ok to Issue:

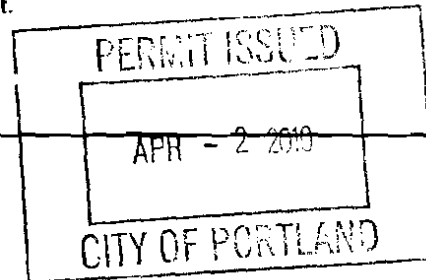
- 1) Separate permits shall be required for any new signage.
- 2) This permit is being approved on the basis of plans submitted. Any deviations shall require a separate approval before starting that work.

Dept: Building Status: Approved with Conditions Reviewer: Jeanine Bourke Approval Date:
 Note: Ok to Issue:

- 1) This approval recognizes that Unit 5 and Unit 6 are being occupied by one tenant. If this changes in the future a permit will be required for possible fire separation.
- 2) All penetrations through rated assemblies must be protected by an approved firestop system installed in accordance with ASTM 814 or UL 1479, per IBC 2003 Section 712.
- 3) Separate permits are required for any electrical, plumbing, sprinkler, fire alarm HVAC systems, heating appliances, commercial hood exhaust systems and fuel tanks. Separate plans may need to be submitted for approval as a part of this process.
- 4) Application approval based upon information provided by applicant. Any deviation from approved plans requires separate review and approval prior to work.

Dept: Fire Status: Approved with Conditions Reviewer: Capt Keith Gautreau Approval Date: 03/19/2010
 Note: Ok to Issue:

- 1) Fire separation must be maintained between Unit #5 and #6.
- 2) Stairs must meet both NFPA and IBC code. Inspection will be done on site visit.
- 3) Fire extinguishers required. Installation per NFPA 10
- 4) All construction shall comply with NFPA 1 and 101.

**Comments:**

3/29/2010-jmb: Spoke with Len A., he will submit a 2nd floor plan, a stair section

4/2/2010-jmb: Len A. Submitted requested details, I left a vcmg for him as the stair rise is 7-1/8, need floor framing detail and plan A-100 is labeled incorrectly. Spoke to Len, made notes on plans per his approval, ok to issue

3/15/2010-amachado: Left vcm for Len Anderson. Is this a new tenant for unit 6? If so who was the old tenant and who is the new tenant? If not a new tenant, who is the current tenant? Where in the building are the two units?

BUILDING PERMIT INSPECTION PROCEDURES

**Please call 874-8703 or 874-8693 (ONLY)
or email: buildinginspections@portlandmaine.gov**

With the issuance of this permit, the owner, builder or their designee is required to provide adequate notice to the City of Portland Inspection Services for the following inspections. Appointments must be requested 48 to 72 hours in advance of the required inspection. The inspection date will need to be confirmed by this office.

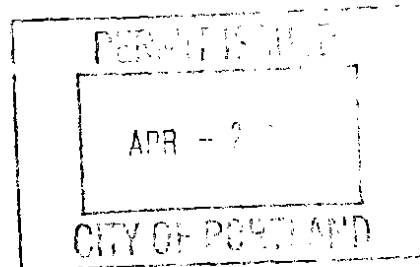
- **Please read the conditions of approval that is attached to this permit!! Contact this office if you have any questions.**
- **Permits expire in 6 months, if the project is not started or ceases for 6 months.**
- **If the inspection requirements are not followed as stated below additional fees may be incurred due to the issuance of a "Stop Work Order" and subsequent release to continue with construction.**

 X **Framing/Rough Plumbing/Electrical: Prior to Any Insulating or drywalling**

 X **Final inspection required at completion of work.**

The project cannot move to the next phase prior to the required inspection and approval to continue, REGARDLESS OF THE NOTICE OR CIRCUMSTANCES.

IF THE PERMIT REQUIRES A CERTIFICATE OF OCCUPANCY, IT MUST BE PAID FOR AND ISSUED TO THE OWNER OR DESIGNEE BEFORE THE SPACE MAY BE OCCUPIED.





General Building Permit Application

If you or the property owner owes real estate or personal property taxes or user charges on any property within the City, payment arrangements must be made before permits of any kind are accepted.

Location/Address of Construction: <u>352 Warren Ave Unit 6</u>		
Total Square Footage of Proposed Structure/Area		Square Footage of Lot
Tax Assessor's Chart, Block & Lot Chart# Block# Lot# <u>303 6 001006</u>	Applicant * <u>must be owner, Lessee or Buyer</u> * Name <u>352 Warren Ave. Properties LLC</u> Address <u>543 Allen Ave.</u> City, State & Zip <u>Portland, Me 04103</u>	Telephone: <u>207-233-1715</u>
Lessee/DBA (If Applicable)	Owner (if different from Applicant) Name Address City, State & Zip	Cost Of Work: \$ <u>1000.00</u> C of O Fee: \$ _____ Total Fee: \$ <u>30</u>
Current legal use (i.e. single family) <u>office space</u> If vacant, what was the previous use? _____ Proposed Specific use: <u>office space</u> Is property part of a subdivision? _____ If yes, please name _____ Project description: <u>Remove spiral staircase and add regular stairs</u>		
Contractor's name: <u>Len Anderson/Madd LLC</u> Address: <u>543 Allen Ave</u> City, State & Zip <u>Portland, Maine 04103</u> Telephone: <u>207-233-1715</u> Who should we contact when the permit is ready: _____ Telephone: _____ Mailing address: _____		

Please submit all of the information outlined on the applicable Checklist. Failure to do so will result in the automatic denial of your permit.

In order to be sure the City fully understands the full scope of the project, the Planning and Development Department may request additional information prior to the issuance of a permit. For further information or to download copies of this form and other applications visit the Inspections Division on-line at www.portlandmaine.gov, or stop by the Inspections Division office, room 315 City Hall or call 874-8703.

I hereby certify that I am the Owner of record of the named property, or that the owner of record authorizes the proposed work and that I have been authorized by the owner to make this application as his/her authorized agent. I agree to conform to all applicable laws of this jurisdiction. In addition, if a permit for work described in this application is issued, I certify that the Code Official's authorized representative shall have the authority to enter all areas covered by this permit at any reasonable hour to enforce the provisions of the codes applicable to this permit.

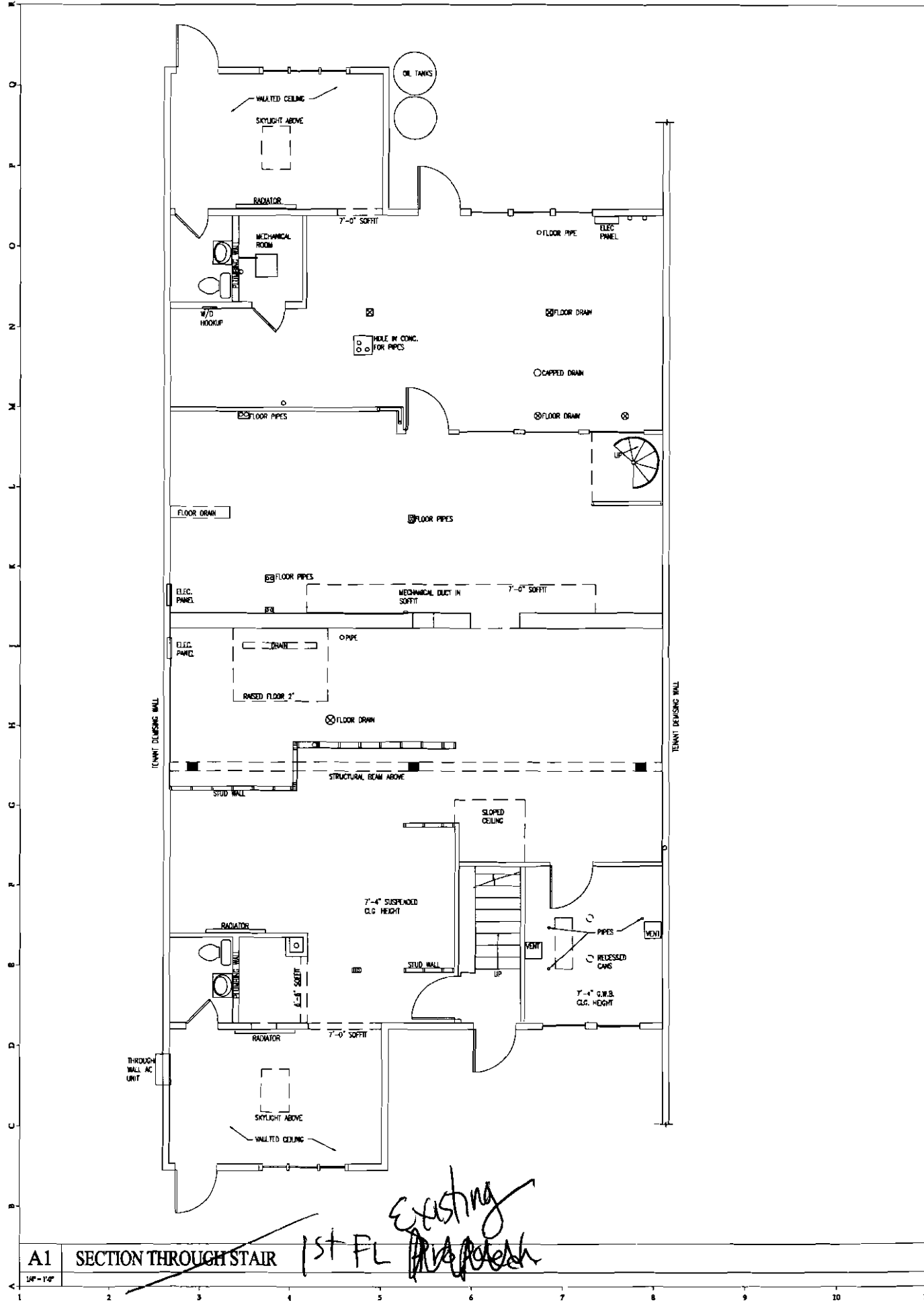
Signature: [Signature] Date: 3/12/2010

This is not a permit; you may not commence ANY work until the permit is issued

RECEIVED

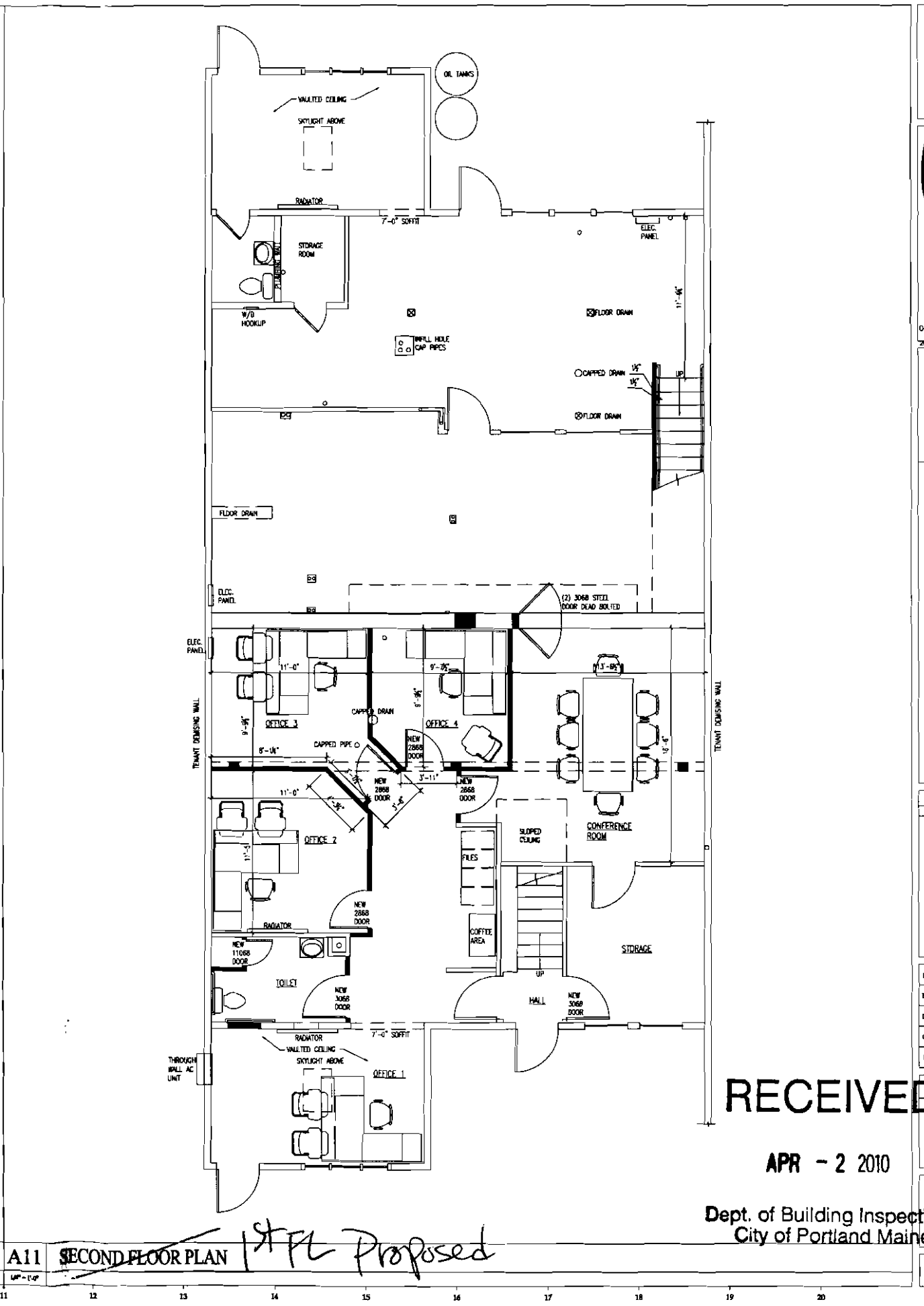
MAR 12 2010

Dept. of Building Inspections
City of Portland Maine



A1 SECTION THROUGH STAIR 1st FL

Existing



A11 SECOND FLOOR PLAN 1st FL Proposed

Proposed



Gawron
Turgeon
ARCHITECTS
29 Black Point Road
Southborough, Maine
603-883-6307
207-883-0361

352 WARREN AVENUE
SUITE 105
PORTLAND, MAINE

REVISIONS

#	DATE	DESCRIPTION

DATE:	04/01/10
PROJECT #:	030510
DRAWN BY:	DEP
CHECKED BY:	SWC
DRAWING SCALE:	1/4"=1'-0"

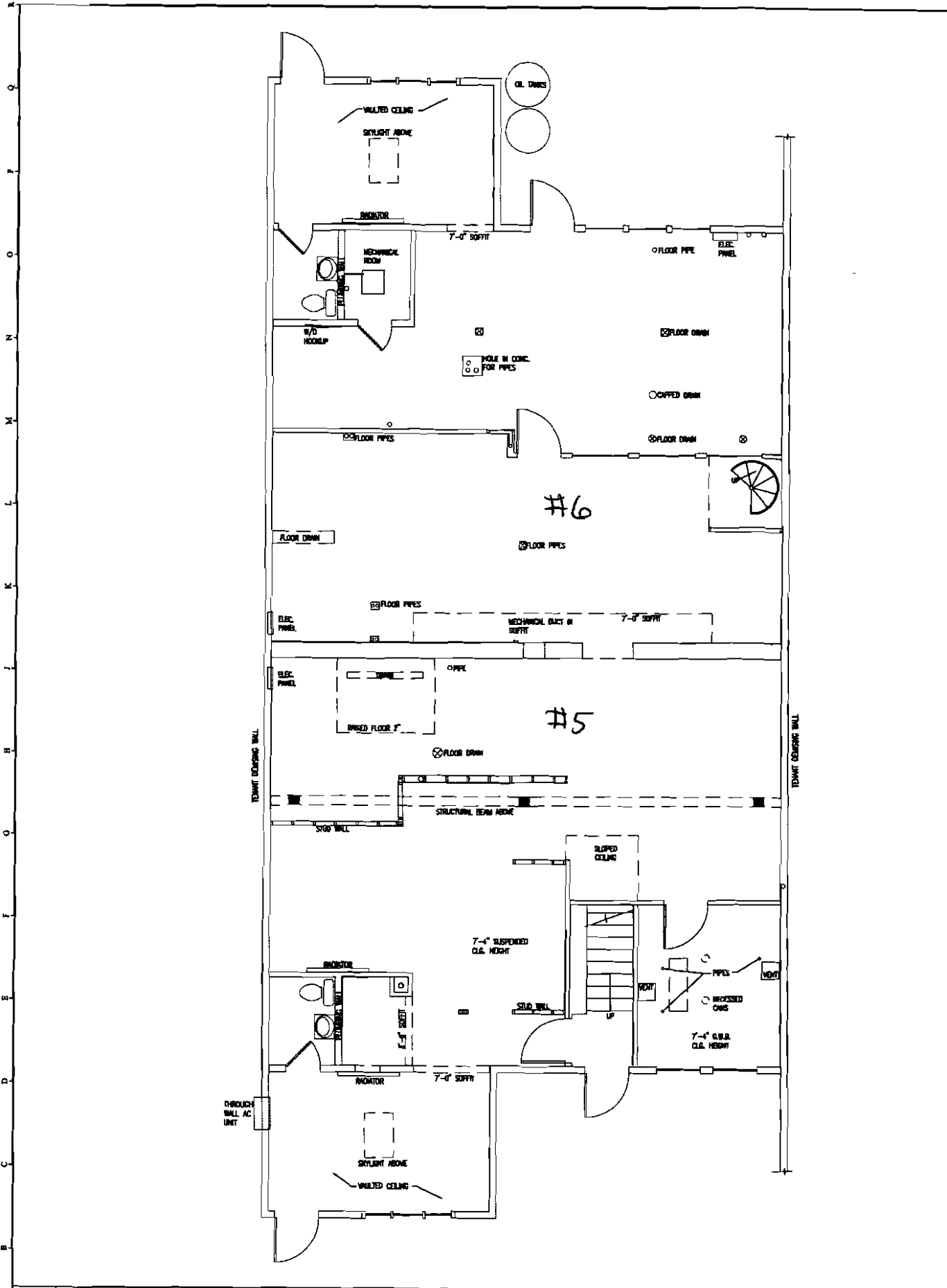
SHEET TITLE
EXISTING CONDITION
STAIR SECTION
PROPOSED FLOOR
PLAN

RECEIVED

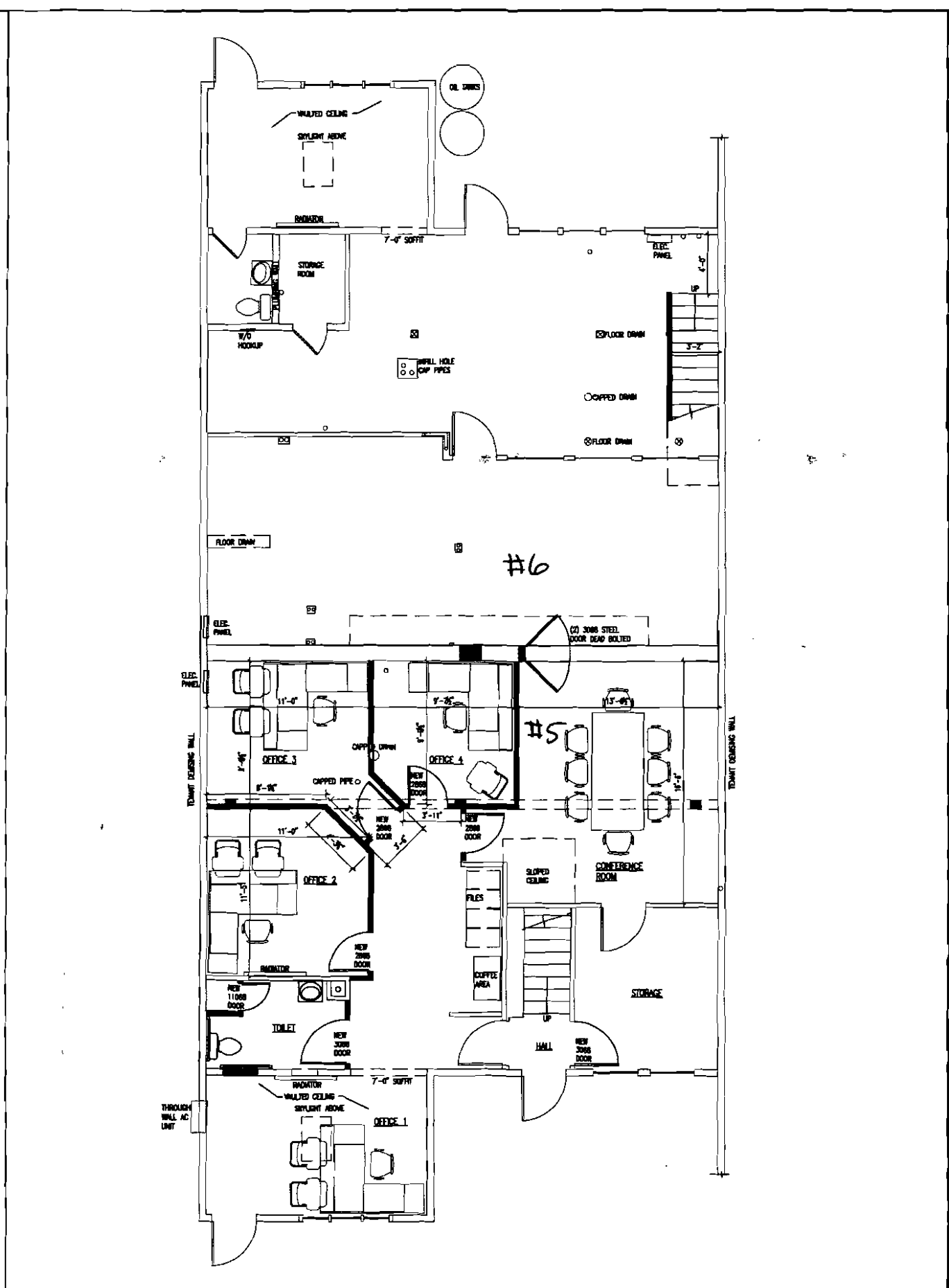
APR - 2 2010

Dept. of Building Inspection 100
City of Portland Maine

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REGISTERED PROFESSIONAL ARCHITECTS & ENGINEERS



A1 EXISTING CONDITION FLOOR PLAN



A1 PROPOSED FLOOR PLAN

**Gawron
Turgeon
ARCHITECTS**
20 Black Point Road
Scarborough, Maine 04074
www.gawronturgen.com
207-485-4307 or 207-483-4261 (fax)

352 WARREN AVENUE
SUITE #5
PORTLAND, MAINE

REVISIONS		
#	DATE	DESCRIPTION

DATE:	03.09.10
PROJECT #:	030310
DRAWN BY:	JLP
CHECKED BY:	SWO
DRAWING SCALE:	1/4" = 1'-0"

SHEET TITLE
EXISTING CONDITION
FLOOR PLAN
PROPOSED FLOOR PLAN

A100

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